



18 Tankerville Terrace

Wooler, Northumberland, NE71 6DJ

£800 PCM

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We are delighted to offer to rent this spacious stone built three bedroom end terraced Victorian house, which is located in an elevated position with superb views over Wooler and the surrounding countryside. The house is conveniently located within easy walking distance to the centre of Wooler and all its facilities.

The well proportioned accommodation is set on three floors, which has character and charm, with many of the original features being retained. On the ground floor is a lounge with a marble fireplace and a deep bay window to the front and an archway leading to the dining room, with ample space for a table and chairs and a log burner. A newly fitted kitchen, with electric oven and gas four ring hob. Access to the rear garden. On the first floor is the family bathroom with a four piece white suite including a roll top bath. There are two generous double bedrooms on this level, both with original cast iron fireplaces and the main bedroom has stripped pine flooring and a large bay window to the front to take advantage of the views. On the upper floor is a further double bedroom with fine open views and a bathroom.

Well stocked garden to the front and a lawn garden to the rear with a timber garden shed. Ashcroft has partial double glazing and full gas central heating.

Rent £800 pcm

Deposit £923

Council tax band B.

EPC-E.



Front Door Vestibule

4'9" x 3'5" (1.45 x 1.04)

Partially glazed entrance door to the vestibule, which has a cloaks hanging area and a meter cupboard. Glazed door to the entrance hall.

Entrance Hall

10'2" x 3'4" (3.10 x 1.02)

With stairs to the first floor landing, a central heating radiator and one power point.

Lounge

14'3" x 12'5" (4.34 x 3.78)

A spacious reception room, with a large bay window to the front with attractive views of the surrounding countryside and the front garden. The lounge has an attractive open coal marble fireplace, cornice on the ceiling and a picture rail. Central heating radiator, a telephone point, television point and six power points. Large archway to the dining room.

Dining Room

12'9" x 11'3" (3.89 x 3.43)

With ample space for a table and chairs, the dining room has two built-in shelved double cupboards, a window to the rear and a central heating radiator. Two power points and a door to the kitchen.

Kitchen

11'7" x 8'8" (3.53 x 2.64)

Fitted with a range of beech wall and floor kitchen units, with black granite effect worktop surfaces. Stainless steel sink and drainer below the window to the rear, there is also a Velux window. Partially glazed entrance door to the side of the house giving access to the rear garden. Gas fired range, a built-in under stairs cupboard, plumbing for an automatic washing machine and a wall mounted central heating boiler. Inset ceiling spotlights, a central heating radiator and seven power points.

First Floor Landing

15'7" x 5'9" (4.75 x 1.75)

With stairs to the second floor level.

Bathroom

7'5" x 8'6" (2.26 x 2.59)

Fitted with a white four piece suite, which includes a roll top bath, a shower cubicle with an electric shower, a low-level toilet and wash hand basin below the frosted window to the side. Heated towel rail.

Bedroom 1

15'0" x 16'3" (4.57 x 4.95)

A generous double bedroom with a large bay window to the front with

superb views over the surrounding countryside. Original cast iron fireplace and stripped pine flooring. Coving on the ceiling, a central heating radiator and three power points.

Bedroom 2

13'9" x 10'0" (4.19 x 3.05)

Another double bedroom with an original cast-iron fireplace, a window to the rear and a central heating radiator. Two power points.

Second Floor Landing

With a built-in storage cupboard.

Bedroom 3

9'0" x 15'8" (2.74 x 4.78)

A double bedroom with the window to the front with superb countryside views. A central heating radiator and two power points.

Bedroom 4/Office

9'9" x 9'5" (2.97 x 2.87)

Currently being used as an office, it would make another bedroom, with a window to the rear with pleasant views over Wooler. Central heating radiator and two power points.

Outside

A good sized garden to the front which is laid to a lawn and a well stocked rockery. Lawn garden to the rear with a timber garden shed.

General Information

Full gas central heating.

Partial double glazing.

All fitted floor coverings are included.

Freehold.

All mains services are connected.

Council tax band B.

Energy Rating E

Agency Information

OFFICE OPENING HOURS

Monday - Friday 9.00 - 16.30

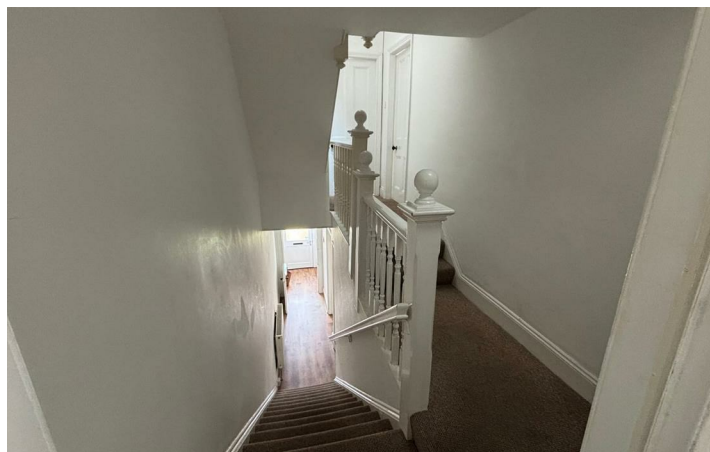
Saturday 9.00 - 12.00

FIXTURES & FITTINGS

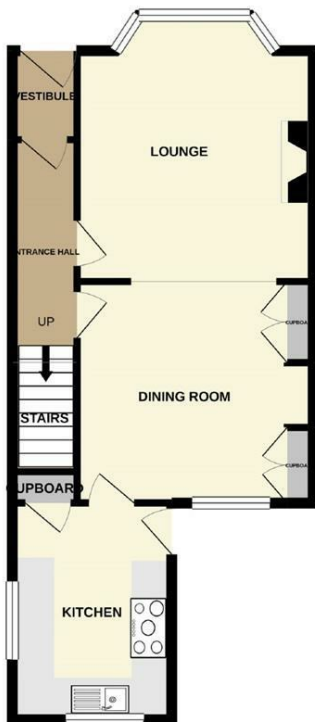
Items described in these particulars are included in sale, all other items are specifically excluded. All heating systems and their appliances are untested.

VIEWING

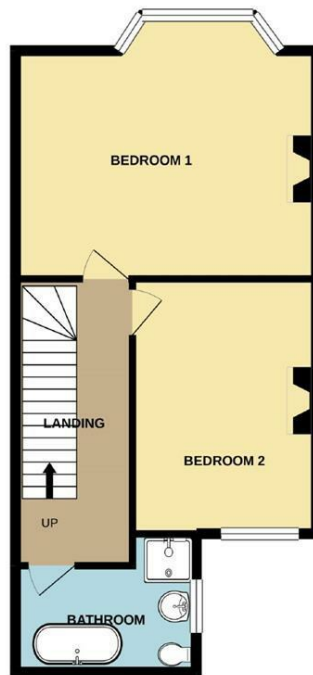
Strictly by appointment with the selling agent and viewing guidelines due to Coronavirus (Covid-19) to be adhered to.



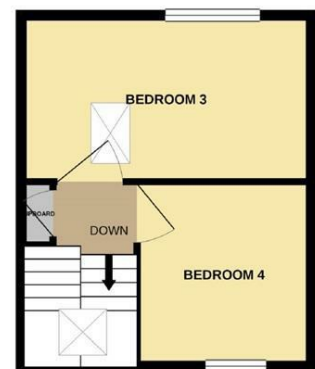
GROUND FLOOR
509 sq.ft. (47.3 sq.m.) approx.



1ST FLOOR
505 sq.ft. (46.9 sq.m.) approx.

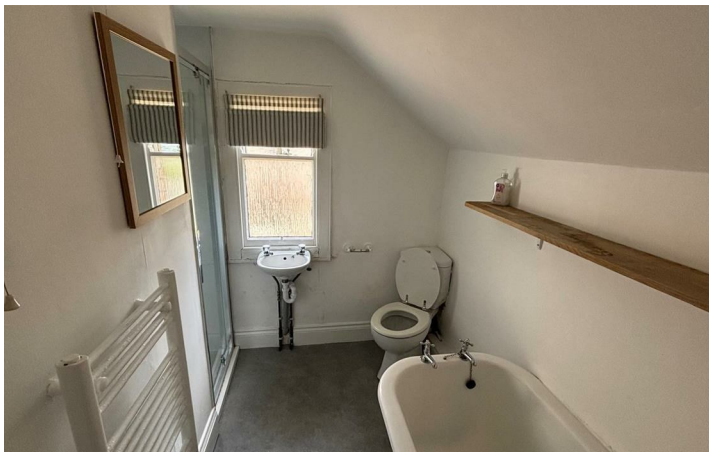


2ND FLOOR
299 sq.ft. (27.8 sq.m.) approx.



TOTAL FLOOR AREA: 1314 sq.ft. (122.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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